

NO TRANSFER  
TAX PAID

WARRANTY DEED

017013

37-243

Leland J. Bard and Fernande M. Bard, both of Waterville, County of Kennebec, and State of Maine, for consideration paid, grant with Warranty Covenants to Leland J. Bard and Fernande M. Bard, as tenants in common and not as joint tenants, the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

A certain lot or parcel of land situated in Waterville, Kennebec County, State of Maine, with the buildings thereon, situated on and near Oakland Road in said Waterville, being lots numbered 212, 213, 278, 279 and 280 according to a plan of lots at Cool Street Heights Annex belonging to A. F. Hutchinson Land Co., Inc., which plan was made by Earnest W. Branch, Surveyor, dated July 5, 1923, and recorded in Kennebec County Registry of Deeds in Plan Book 8, Page 73.

Said lots numbers 212 and 213 taken together measure about 60 feet on the Oakland Road and having a depth of about 100 feet, and taken together contain about 6,000 square feet according to said Plan.

Said lots numbered 212 and 213 are hereby conveyed subject to the following restrictions: No house or other buildings to be erected on said lots to cost less than \$1,500.00 except that after such house or other building has been erected, such outbuildings as may be suitable and appurtenant may then be erected.

Said lots numbered 278, 279 and 280 are hereby conveyed subject to the restrictions: No huts or shanties to be built or place on said lots. Said Grantor does not hold himself liable for the enforcement of these restrictions.

Also another certain lot or parcel of land situated in Waterville, County of Kennebec and State of Maine. Being lots numbered two hundred seventy six (276) and Two hundred seventy seven (277) according to a plan of lots at Cool Street Heights Annex. Said plan being made by Earnest W. Branch, Civil Engineer, dated July 5, 1923, and recorded in Kennebec County Registry of Deeds in Plan Book 8, Page 73.

This conveyance is made subject to the following restrictions: No huts or shanties to be built or placed on said lots. Said Grantor does not hold himself liable for the enforcement of these restrictions.

Meaning and intending to convey hereby the same premises conveyed from George A. Silva to Leland J. Bard and Fernande M. Bard by deed dated January 12, 1983 and recorded in the Kennebec County Registry of Deed in Book 2535, Page 128.

2 Weeks & Hutchins, Attorneys at Law, Two Park Place, P. O. Box 417, Waterville, Maine 04903-0417

WITNESS our hands and seal this 13<sup>th</sup> day of July, 2000.

Leland J. Bard  
Leland J. Bard

Fernande M. Bard  
Fernande M. Bard

Then personally appeared the above named Leland J. bard and Fernande M. Bard,  
and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Jonathan G. Rogers  
Attorney at Law/Notary Public

50-J

JONATHAN G. ROGERS  
Notary Public, State of Maine  
My Commission Expires September 22, 2001



RECEIVED KENNEBEC SS.

2000 JUL 19 AM 9:00

ATTEST: Fernande M. Bard  
REGISTER OF DEEDS